



SUBSTANTIAL SHOP & DWELLING WITH ENDLESS POSSIBILITIES

Description

- SUBSTANTIAL LAND AREA: 435 SQM*
- SHOP & DWELLING WITH UPSIDE
- INVEST / OCCUPY / DEVELOP

* Land Area: 435 sqm* with excellent rear access providing for development potential (STCA)

* Building Area: 218 sqm* comprising a shop front with large 7.35 metres* frontage together with 3 bedroom dwelling, fantastic large yard and substantial double garage

* The rear of the property provides excellent development upside with great frontage and rear access

* Strong village shopping precinct with minimal supply providing strong rental & capital growth possibilities

* Offered with vacant possession, ideal for investors, owner occupier and/or developers

* Transport on your doorstep with Canterbury Train Station less than 200 metres* away

* Blue chip Melbourne suburb with medium house price of \$2,600,000* which suggests a demographic with high disposal income

FOR AN IMMEDIATE INSPECTION CALL US TODAY!

*approx

Unit:

Area m²: 218.00

Land Area m²: 435.00

Asking Price: Contact Agent

Parking: 5 car spaces on-site

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